

MNO 000 254 698



LIESCH ASSOCIATES, INC. 13400 15TH AVENUE NORTH MINNEAPOLIS, MN 55441 763/489-3100 FAX: 763/489-3101

April 14, 2003

RECEIVED
APR 15 2003TOXICS PROGRAM SECTION
Waste, Pesticides & Toxics Division
U.S. EPA—REGION 5

Regional PCB Coordinator
EPA Region V
77 W Jackson Boulevard
Chicago, IL 60604
Attn: Tony Martig (DT-8J)

RE: Notification and Certification for Self Implementing On-Site Cleanup and Disposal of PCB Remediation Waste for Commercial Property, located at 1226 Linden Avenue, Minneapolis, Hennepin County, Minnesota

Dear Mr. Martig:

Please find two (2) enclosed copies of the Notification and Certification for Self Implementing On-Site Cleanup and Disposal of PCB Remediation Waste (Self Implementing Plan) for Commercial Property, located at 1226 Linden Avenue, Minneapolis, Hennepin County, Minnesota (the Property).

The prospective property purchaser, Goldridge Group is proposing to undertake cleanup at the Property under 761.61 (a) self implementing cleanup and disposal of PCB remediation waste as outlined in the enclosed Self Implementing Plan. Liesch will document implementation of the plan. Please contact me at (763) 489-3161 or Aaron Benker at (763) 489-3147 should you have any questions.

We look forward to your consideration and expeditious response on this project. Thank you and best regards.

Sincerely,

LIESCH ASSOCIATES, INC.

A handwritten signature in black ink, appearing to read "Dana J. Wagner".

Dana J. Wagner, CHMM
Principal

Enclosures (2)

cc: Brad Coats, Goldridge Group with Enclosures (6)



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

REGION 5

77 WEST JACKSON BOULEVARD

CHICAGO, IL 60604-3590

MAY 15 2003

REPLY TO THE ATTENTION OF:

DT-8J

Mr. Richard Flesvig
Cherokee State Bank
607 South Smith Avenue
St. Paul, MN
55107

Re: Notification for PCB Remediation, 1226 Linden Ave. Minneapolis Minnesota

Dear Mr. Flesvig,

I have reviewed the modified April 14, 2003 self-implementing remediation plan by Liesch Associates Inc. I understand that the plan is to be carried out by Liesch Associates, Inc. consultants for Goldridge Group of 3021 Harbor Lane, Plymouth, Minnesota on behalf of the property owner, Cherokee State Bank and that Goldridge Group intends to acquire the property. As owner, Goldridge Group will be responsible for compliance with the modified plan and for maintenance.

In addition, landfill operators must be notified at least 15 days before the unregulated PCB remediation waste is sent for disposal. Note also that under 761(a)(9) the property owner has a recordkeeping requirement of 5 years.

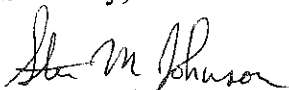
I find that the sample volumes taken are smaller than the minimum 50 cubic centimeters specified in 40 CFR 761.265(b)(1) and that the characterization grid was looser than the required three meter grid. However, I believe that it is not necessary to resample because there is little chance of finding PCBs that will not be remediated. The planned removal of large expanses of wall and extensive capping ensures that the risk of leaving exposed PCBs in the building is lower than if removal and capping were conducted strictly on the basis of the regulatory three meter grid.

In other areas, porous ceiling material samples were found that exceeded 1 ppm but were less than or equal to 25 ppm PCBs. Indications are that the ceiling material is not raveling, therefore the area below the ceiling material meets the low occupancy criterion as described in the remediation plan as modified. However, I recommend testing to confirm that the ceiling material is not ravelling. I recommend an air test for PCBs or for acoustic ceiling material before dust is

generated from remediation.

The Self Implementing Plan of April 14, 2003 as modified by the Supplemental Sampling report of May 12, 2003 is in substantial compliance with TSCA regulations and is hereby approved.

Sincerely,

A handwritten signature in cursive script, appearing to read "Steve M. Johnson".

Steve M. Johnson

Toxics Program Section

cc: D. Wagner, L.A.

B.Coats, G.G.